



PTN 100
NOOITGEDACHT NO. 434 - IP

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GEOTECHNICAL REPORT
Compiled by : GEOSSET cc
Consulting Environmental and Engineering Geologists
David S. van der Merwe : Cel: (082) 925 4075
Date : September 2019

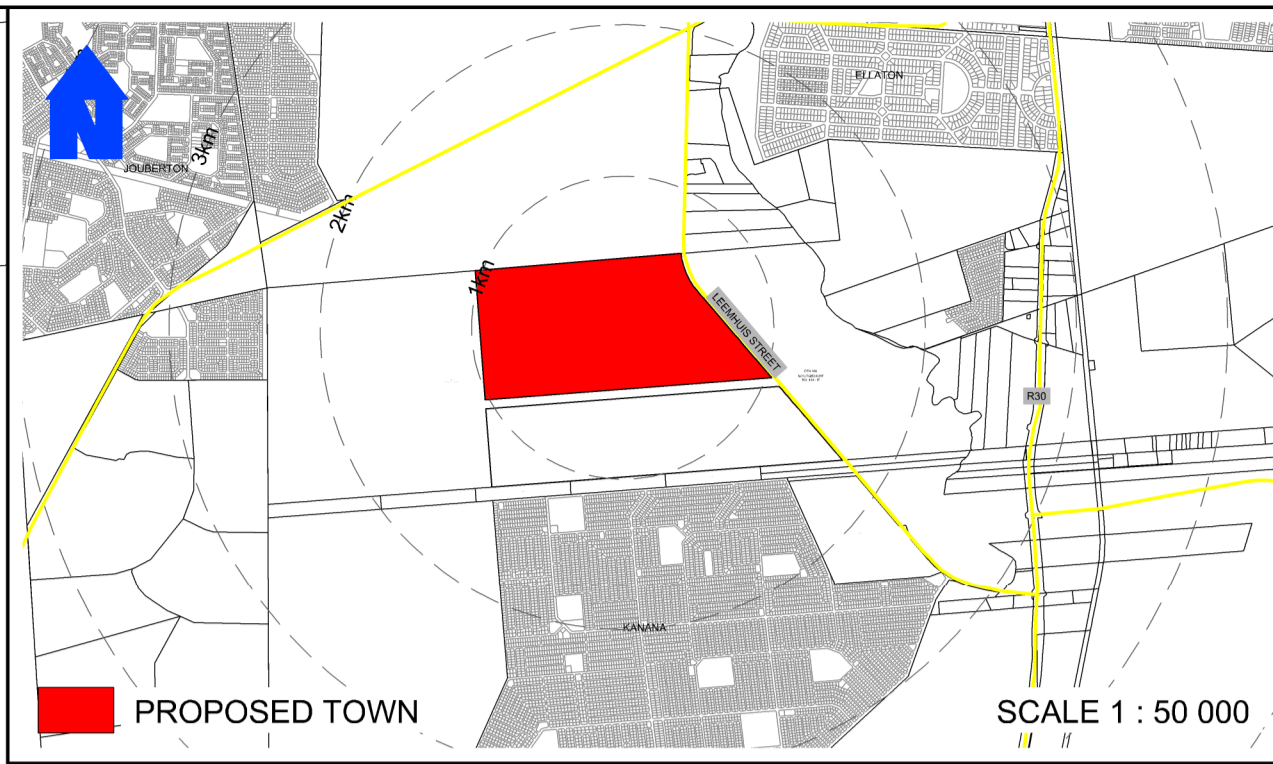
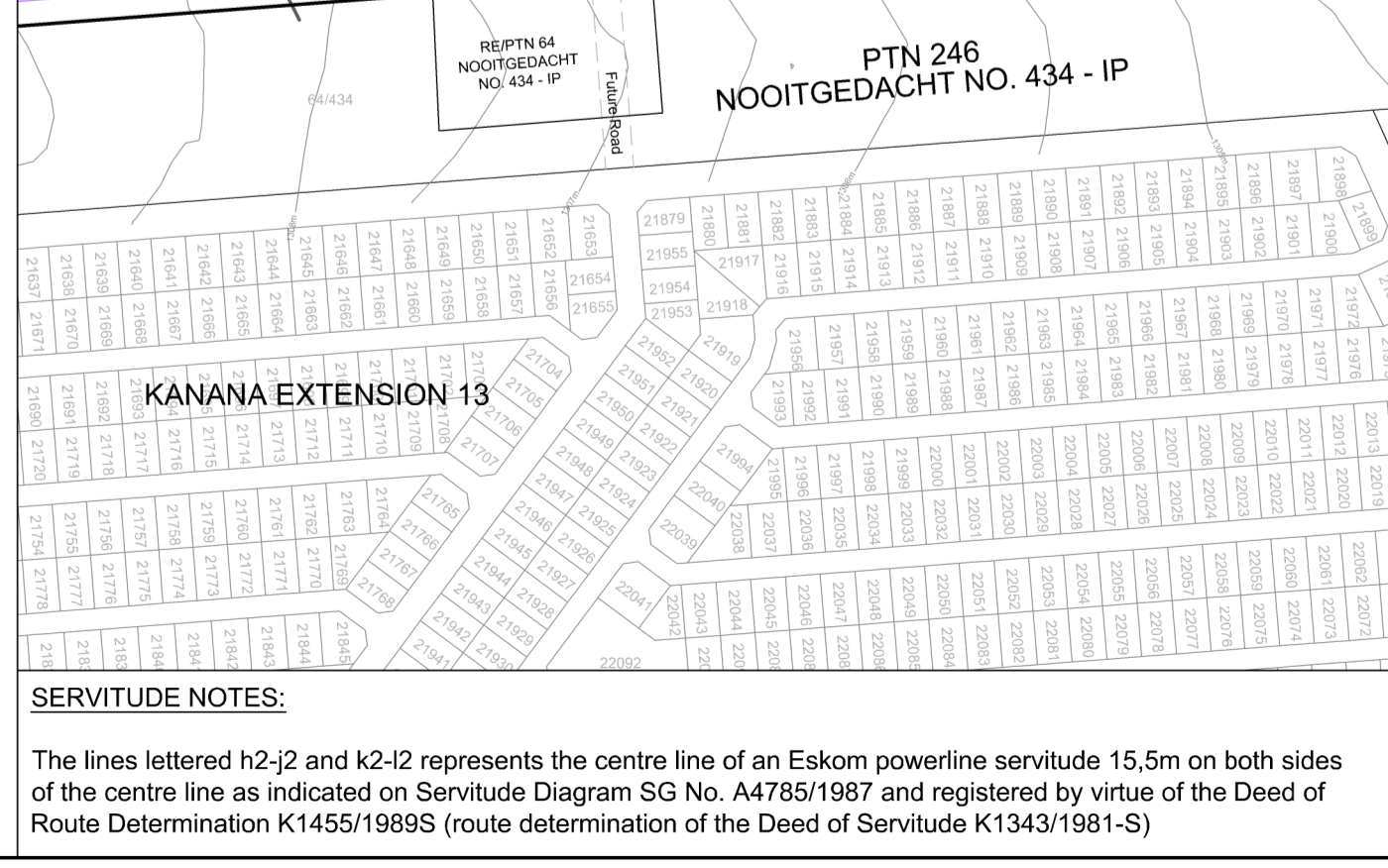
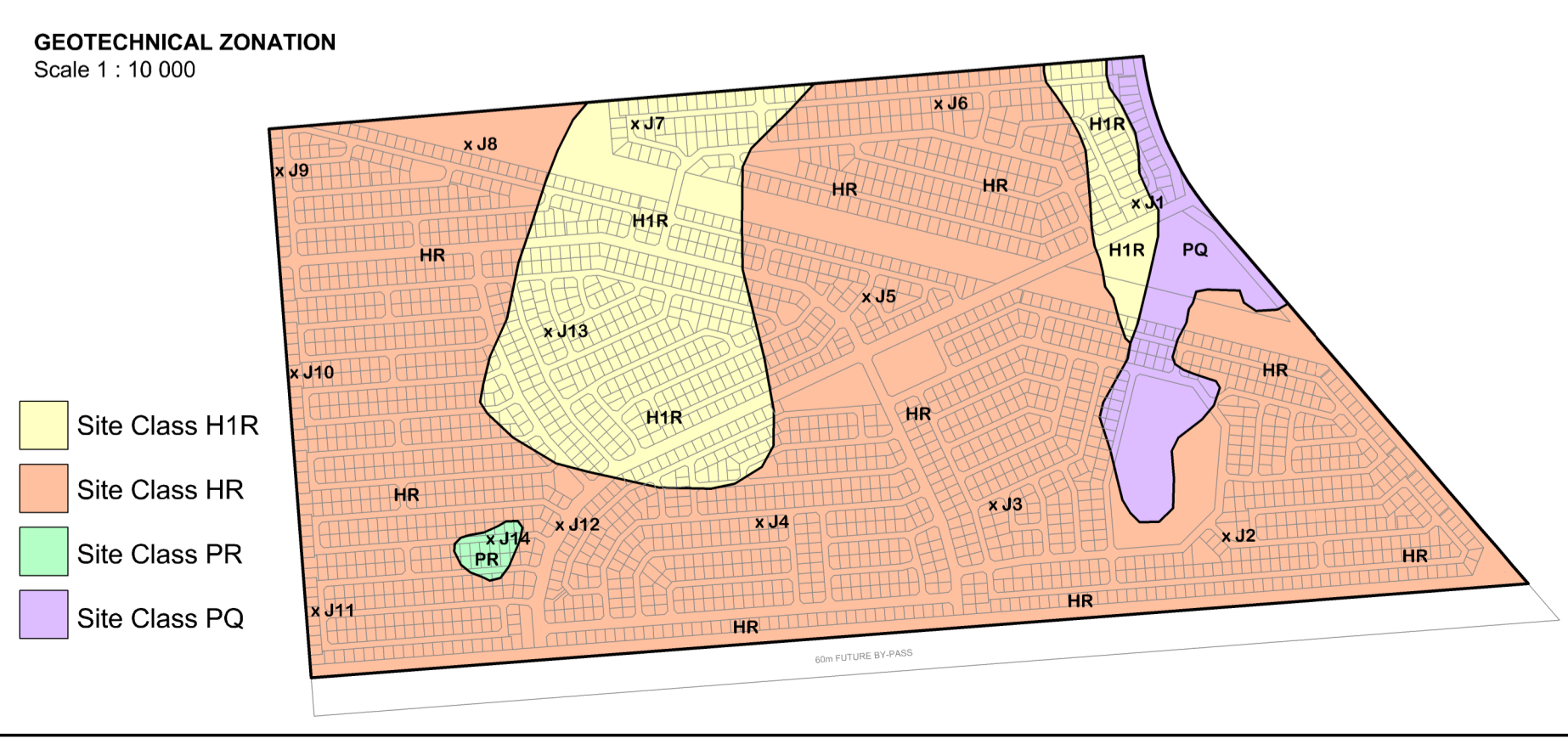
Engineering Geological Zonation

Modified Normal to Special Development:
Site Class H1R/2C2F:
Slightly to marginally medium expansive soil with estimated total heave of between 7,5 and 15mm measured at surface, underlain by a pebble marker or lava characterize this zone, with modified normal foundation techniques to enable proper development, with modified normal construction with lightly reinforced strip footings and articulation joints or soil replacement with an engineered soil raft with at least a COLTO classification of G5 or better, with drainage provision will be required. Site drainage, a concrete apron of 1.0m around all structures with no gardening allowed next to structures and plumbing and service precautions are advised. It was classified as H1R in terms of the NHBRC guidelines (1995) or the SAICE Code of practice (1995) and 2C2F according to the classification for urban development (Partridge, Wood & Brink).

Normal Development with Risk:
Site Class HR:
Slightly expansive soil with estimated total heave of less than 7,5mm measured at surface, with the risk that it is underlain by shallow rock lava or a competent pebble marker, with normal foundation techniques to enable proper development. The use of pneumatic tools and a competent TLB to reach required depths for the placement of services may increase the development cost to slightly above normal. It was classified as HR in terms of the NHBRC, and normal compaction within standard strip foundations and drainage provision will be sufficient.

Suitable for development with precaution
Site Class PR:
Lava rock outcrop and sub-outcrop will restrict excavatability required during service installation as well as foundation excavations. Blasting or difficult excavation operations will dramatically increase the development cost in this zone.
Site Class PQ:
Areas where small quarries or filling or dumping of spoil were identified must be rehabilitated before any construction can be allowed, and backfilling with an engineer's material may improve the developability of these zones, but these operations will dramatically increase the development cost in this zone.

— — Inferred Zone Boundary
PQ Site Class Designation
x K01 Test Position and Number



LEGEND

Proposed Zoning	Proposed Land use	Number of Erven	Erf Number	Area in Ha	% of Area	
Residential 1	Residential house (Minimum 300m²)	2254	29834-29868; 29871-29907; 29909-30041; 30385-30632; 30634-30672; 30674-31077; 31079-31370; 31372-31668; 31669-31786; 31789-32029; 32031-32313; 32315-32344; 32346-32442		70.5462ha	51.40%
	Residential house (Minimum 400m²)	342	30042-30283; 30285-30384	13.9148ha	10.14%	
Business 1	Shop	2	30633; 31791	0.8208ha	0.60%	
Institutional	Primary School	1	32314	3.6732ha	2.67%	
	Creche	3	29908; 31078; 32345	0.3855ha	0.28%	
	Church	5	29870; 30284; 30673; 31485; 32030	0.8547ha	0.62%	
Municipal	Community Facility	1	31371	0.6604ha	0.48%	
Recreational	Sports Field	1	31790	2.4416ha	1.78%	
Public Open Space	Park	4	32443-32446	13.9148ha	10.14%	
Existing Public Roads	Street			30.0320ha	21.88%	
TOTAL		2613	29834 - 32446	137.2442ha	100%	

STREETS

Reserve Width	Length in Metre	% of Street Length
8m	33m	0.12%
10m	21154m	78.28%
13m	2461m	9.11%
16m	2056m	7.61%
20m	1318m	4.88%
TOTAL	27022m	100%

NOTES:

The figure A-B-C-D-E-F-G-H-J-K-L-M-N-O-P-Q-R-S-T-U-V-W-X-Y-Z-A1-B1-C1-D1-E1-F1-G1-H1-J1-K1-L1-M1-N1-A represents the proposed town Jouberton Extension 34.

No ingress to or egress along the line(s) lettered B-C-D-E-F-G-H-J-K-L-a-b-c-d; e-f-g-h; j-k-l-m; n-o-p-q; r-s-t-u; v-w-x-y; z-a1-b1-c1-d1; e1-f1-g1-h1; j1-k1-l1-m1-n1; o1-p1-q1-r1; s1-t1-u1; v1-w1-x1-y1-z1-a2-b2; c2-d2; e2-f2-g2-s-t-u-v-w-x-y-z-A1-B1-C1-D1-E1-F1-G1-H1-J1-K1-L1-M1 as indicated on the layout plan.

16m Building Restriction along the line(s) lettered B-C-D-E-F-G-H-J-K-L-a-b and f2-g2-s-t-u-v-w-x-y-z-A1-B1-C1-D1-E1-F1-G1-H1-J1-K1-L1-M1 as indicated on the layout plan.

Powerline

20m Building Restriction along the line(s) lettered M1-N1 as indicated on the layout plan.

Average Residential Erven Size : 313m²

Erft sizes and dimensions subject to final survey.

1 : 100 YEAR FLOODLINE

It is hereby certified in terms of the provisions of Section 144 of the National Water Act, 1998 (Act No.36 of 1998) that the township is not affected by a public stream.

STREETS:
Maximum slope 1 : 83
Minimum slope 1 : 171

DESIGN OF TOWN LAYOUT
Maxim Planning Solutions (Pty) Ltd
K. Raubenheimer Pr. Ptn A/924/1996
Tel. (018) 468 6366

CONTOURS
The contour survey is in accordance with the standards laid down by the Regulations relating to Township Establishment and Land Use. Contour survey done by:
GSA Geodetic Systems Africa
PO Box 759
Virginia
9430
Tel : +27 (057) 212 8364
Date of Photography : October 2019
System : WGS84 Central Meridian : Lo27

PR ENGINEER

It is hereby certified that the town layout complies with the conditions and recommendations as stated in the Geological Report.

PR ENGINEER

PROPOSED TOWNSHIP JOUBERTON EXTENSION 34

0m 35m 70m 105m 140m 210m 280m 350m
1cm = 35m

SCALE 1 : 3 500

THE PROPOSED TOWN IS SITUATED ON A PORTION OF PORTION 100 (A PORTION OF PORTION 2) OF THE FARM NOOITGEDACHT NO. 434 - IP.

CITY OF MATLOSANA NORTH WEST PROVINCE

Drawing Compiled by : A. Rossouw
Drawings Nr. : 8/6/48/K/T
Date : 2021/02/24
Revision : 0

Caddie File : Z:\B-PROJECTS\8-6-48-K-T Jouberton Extension 34 Maps\CAD

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MAXIM
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ACCREDITED TOWN AND REGIONAL PLANNERS